

FIELDNOTE DESCRIPTION

State of Texas

County of San Jacinto

Being 10.124 acres of land situated in the Richard Bankhead Survey, A-70 (9.091 acres), and the George Fry Survey, A-385 (1.033 acres), San Jacinto County, Texas, and being a part of the 123.069 acres described in deed to Valuland Properties, Ltd. recorded under Clerk's File No. 10-3314, Page 13519 of the San Jacinto County Official Public Records, and this 10.124 acre tract being more particularly described by metes and bounds as follows:

Beginning at a 1/2" iron rod set marking the west common corner between the herein described 10.124 acre tract and the 11.973 acre tract surveyed this date out of said 123.069 acres located on west line of said 123.069 acres, same being the east right of way line of Waterwood Parkway [a public roadway of varying widths over and through Waterwood], said point bears S 22° 39' 55" W 1,445.70 ft. from the northwest corner of said 123.069 acres;

Thence N 83° 35' 23" E 961.87 ft. along the common line between the herein described 10.124 acre tract and said 11.973 acre tract, to a 1/2" iron rod set marking the east common corner between said tracts and the west common corner between a 0.402 acre tract described in Exhibit A in deed to Waterwood Municipal Utility District No. 1 recorded in Volume 155, Page 376 of the San Jacinto County Deed Records and a 13.273 acre tract surveyed out of said 123.069 acres, located within the margins of the 25 ft. wide utility easement granted to Sam Houston Electric Cooperative, Inc. recorded in Volume 185, Page 489 of said Deed Records and to Waterwood Municipal Utility District No. 1 recorded in Volume 155, Page 370 of said Deed Records, and also being within the margins of a dirt road;

Thence S 08° 49' 47" E 608.35 ft. along the common line between the herein described 10.124 acre tract and said 11.623 acre tract, within the margins of said 25 ft. wide utility easement, and along said dirt road, to a 1/2" iron rod set marking the south common corner between said tracts, same being the north common corner between a 10.837 acre tract and a 10.430 acre tract also surveyed out of said 123.069 acres;

Thence S 82° 15' 11" W 771.22 ft. along the common line between the herein described 10.124 acre tract and said 10.837 acre tract, to a 1/2" iron rod set marking the west common corner between said tracts, located on a western line of said 123.069 acres, same being the east right of way line of East Brandle Drive [a public roadway over and through Greentree Village of Waterwood, Unit XI-A, a subdivision in said San Jacinto County, as shown on the plat or map thereof recorded in Volume 5, Page 7 of the San Jacinto County Plat Records];

Thence N 22° 45' 56" E 307.10 ft. along a western line of said 123.069 acres, same being the east right of way line of said East Brandle Drive, to a 1/2" iron rod set marking the P.C. of a curve to the right;

Thence 54.98 ft. in a northeasterly direction along a western line of said 123.069 acres and the east right of way line of said East Brandle Drive in said curve to the right having a central angle of 90° 00' 00", the radius being 35.00 ft. and the chord bears N 67° 45' 56" E 49.50 ft. to a 1/2" iron rod set marking the P.T. of said curve, said point being the terminal point of the southwest right of way line of Golden Drive [a 64 ft. wide roadway in said Greentree Village of Waterwood, Unit XI-A] and an interior corner of said 123.069 acres;

Thence N 22° 45' 56" E 64.00 ft. along a western line said 123.069 acres, same being the most eastern right of way line of Golden Drive, to a 1/2" iron rod set marking an interior corner of said 123.069 acres and the terminal point of the northeast right of way line of said Golden Drive;

Thence N 67° 14' 04" W 494.14 ft. along a southwest line of said 123.069 acres, same being the northeast right of way line of said Golden Drive, to a 1/2" iron rod set marking the P.C. of a curve in said right of way line;

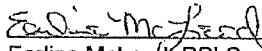
Thence 54.72 ft. in a northerly direction along a western line of said 123.069 acres and the east right of way line of said East Brandle Drive in said curve to the right having a central angle of 89° 35' 06", the radius being 35.00 ft. and the chord bears N 22° 26' 31" W 49.50 ft. to the P.T. of said curve located on the southeast right of way line of said Waterwood Parkway, said point being the place of beginning and containing within these bounds 10.124 acres of land as shown on a plat prepared in December, 2009.

Bearings for this survey are based on the plat of Greentree Village of Waterwood, Unit XI-A recorded in Volume 5, Page 7 of the San Jacinto County Plat Records.

The above description was prepared in March, 2014, from an actual and accurate survey made on the ground under my supervision in December, 2009, and same is true and correct to the best of my knowledge and belief.

Geophysical Land Services / ESM Surveying

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Earline McLeod, RPLS
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Tract 10